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1 Susan M. Didriksen, Chapter 7 Trustee  
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5 UNITED STATES BANKRUPTCY COURT  
6 EASTERN DISTRICT OF CALIFORNIA  
7 SACRAMENTO DIVISION

8 IN RE:

9 CHRISTOPHER DEAN ADAMS and

10 SHEILA KLEATS ADAMS

11 Debtors.

Case No. 07-30640-D-7

DCN: SMD - 1

DATE: February 9, 2012

TIME: 10:30 a.m.

LOCATION: 501 I Street, 6<sup>th</sup> Floor  
Department E  
Courtroom 33 (6<sup>th</sup> Floor)  
Sacramento, CA 95814

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13 MOTION FOR AUTHORITY TO SELL REAL PROPERTY  
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15 SUSAN M. DIDRIKSEN, as Trustee of the estate of the above-named debtor, hereby moves for  
16 an order: authorizing the sale of real property identified as, APN 210-221-004, comprised of 41  
17 acres of vacant land in Humboldt County, California ("41 acre parcel") for \$26,000 to Global  
18 Capital Concepts, Inc. (hereinafter "Buyer"). In support thereof, Trustee respectfully represents  
that:

- 19 1. This case was commenced by the conversion from Chapter 13 to a voluntary Chapter 7  
20 bankruptcy on May 8, 2011. Trustee is the duly appointed trustee for the debtors'  
21 estate.
- 22 2. Among the assets of the estate is the 41 acre parcel, for which the Schedules represent  
the value to be \$23,000, subject to no liens.
- 23 3. The Debtors' amended Schedule "C" filed on or about May 20, 2011, claimed C.C.P.  
24 §703.140(b)(5) of \$23,100 on the 41 acre parcel.
- 25 4. Global Capital Concepts, Inc. has offered \$26,000 for the parcel and has deposited  
26 \$2,000 with the Trustee.

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5. Trustee desires to accept the offer made by Global Capital Concepts, Inc.
  6. Approving the sale is in the best interest of the estate because: (a) the sales price approximates fair value and (b) it will generate cash for the estate of approximately \$4,500.
  7. At the Court hearing, the Trustee will request that the Court solicits overbids. The Trustee further requests that overbids, if any, be submitted in minimum increments of \$500.00 from qualified bidders who must contact the Trustee at least twenty-four hours prior to this hearing. Any successful over bidder must remit the full amount of the cash selling price to the Trustee within twenty-four hours after the Court hearing is concluded.

10 WHEREFORE, Trustee prays that the motion be granted, and for such other and further relief as is  
11 necessary and proper.

12 DATED: January 12, 2012

/s/ SUSAN M. DIDRIKSEN, TRUSTEE

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